

# Attention Builders and Developers:

## Expanded Residential Construction Requirements

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### If You Are:

- Demolishing a Structure
- Performing Open Foundation Excavation
- Constructing a New Residential Building
- Building a Large Addition (increase of  $\geq 750$  sq. ft., OR  $\geq 50\%$  of existing GFA)

### You Must:

1. Deliver the Attached "Arlington Residential Construction Notification" to Neighbors Before Commencing Work:

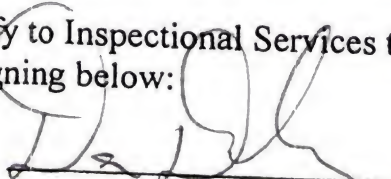
*Who:* Abutters and Occupants within 200 Feet

*When:* At least 7 days before any work is performed, or within 7 calendar days of filing a building permit application, whichever date is earlier

*How:* Via USPS First Class Mail

2. Submit to Inspectional Services a Signed Copy of the Attached "Good Neighbor" Agreement
3. Submit to Inspectional Services a Completed Copy of the "Arlington Residential Construction Notification"
4. Submit to Inspectional Services a List of Persons Notified in "#1" Above

5. Certify to Inspectional Services the Notices Were Mailed on \_\_\_\_\_  
by signing below:

  
(Signature)

8/23/19  
(Date)  
8/23/19  
(Date)

## Arlington Residential Construction Notification

June 7th, 2019

(Date)

Dear Neighbor,

Attached please find a copy of the *proposed* site plan for: 1500 Massachusetts Avenue, Arlington  
(Address)

Beginning on August 1st, 2019, we plan to (check all that apply):  
(Date)

- ☒ Demolish the Existing Structure
- ☐ Excavate for a Foundation
- ☐ Build a Large Addition
- ☒ Build a New Residential Structure

The proposed work schedule is (days and times): Mondays to Fridays from 8am-5pm & Saturdays from  
9am-5pm

To protect abutters, we plan to take the following precautions:

- Open Excavation Safety: Barriers, fencing, and other suitable measures will be set in place.
- Noise Abatement: We plan to limit the use of noise generating equipment/vehicles and provide barriers.
- Dust Control: Dust will be suppressed by either way of water, ceasing work on windy days, surface binding agents, etc.
- Waste Management: A dumpster will be located on site and will be maintained.
- Pest Control: This will be thoroughly monitored.
- Other: \_\_\_\_\_

We anticipate the project will take 12 month(s) to complete. Please contact me with any questions.

Thank you,

North Atlantic Properties

294 Harvard Street, Medford, MA 02155

(Contractor Name)

Darin DiNucci at 781-395-4750

(Contractor Phone Number)





# Arlington Residential Construction "Good Neighbor" Agreement

This agreement applies to residential construction projects including: demolitions, open foundation excavation, new construction, or large addition projects.

The undersigned hereby acknowledges that they are responsible for compliance with the conditions listed below.

Project Address: 1500 Massachusetts Ave			
Permit (s) #	Date Issued:	Est. Start Date: 8/20/19	Est. Completion Date: 8/20/20
Property Owner: 1500 MASS AVE LLC	Telephone: 781-395-4750	Owner Email: daniel@dinuccicompanies.com	
Owner Address: 294 Harvard Street, Medford, MA 02155			
Owner Signature: [Signature]	Date: 9/10/19		
Contractor Name: North Atlantic Prop.	Telephone: 781-395-4750	Contractor Email: daniel@dinuccicompanies.com	
Contractor Address: 294 Harvard St, Medford, MA 02155			
Contractor Signature: [Signature]	Date: 9/10/19		

- Hours of Operation:** Construction and demolition activities are allowed only between the hours of 8:00a.m. to 6:00p.m., Monday through Friday, and between the hours of 9:00a.m. to 5:00p.m. on Saturdays, Sundays and legal holidays.
- Noise:** The Contractor shall plan for and implement reasonable measures to mitigate nuisance noise by limiting use of noise generating equipment and vehicles, avoiding use of such equipment in immediate proximity to an adjacent residential use, and providing barriers along the path of the noise, to the extent reasonable. Contractors shall not permit, either willfully, negligently, or by failure to provide necessary equipment or facilities or to take necessary precautions, the production of sound greater than 85 dB(A) at any time unless specifically authorized to do so.
- Open Excavations:** Barriers shall be erected or other suitable measures taken to protect persons from damages incident thereto.
- Drive Entrance:** A drive entrance pad, or its equivalent, shall be placed, utilized, and maintained on site to provide an area where construction vehicles entering and exiting the site can remove mud and sediment from tires prior to driving on public or private ways, unless determined to be technically infeasible by the Building Inspector.
- Dumpster / Waste:** A dumpster permit shall be obtained from Inspectional Services prior to placement on the site. When possible, dumpsters shall be located completely on project site to limit traffic and public safety concerns. Explicit approval must be given for placement on a public way. Dumpsters and waste shall be maintained in a sanitary condition, free of an overflowing condition and secured/covered daily; and at a minimum shall be cleaned or removed every thirty (30) calendar days.
- Portable Restrooms:** Portable restrooms shall be secured, maintained to prevent nuisance conditions, free from the public way, and placed at least ten (10) feet from adjacent residential properties unless otherwise permitted by the Town through the Building Inspector.
- Equipment / Materials:** Construction equipment and materials shall be stored in safe, secure and non-obstructive locations on the site; equipment and materials no longer to be used on the site shall be removed within fourteen (14) days, unless otherwise permitted by the Building Inspector.
- Parking:** Contractor parking shall comply with all applicable parking regulations, including but not limited to observing no parking zones or other on-street parking restrictions as well as parking bans. No Contractor shall

## Abutters List

[print this list](#)

Date: September 11, 2019

Subject Property Address: 1500-1502 MASS AVE Arlington, MA

Subject Property ID: 174-2-9

Search Distance: 200 Feet

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Prop ID: 174-1-5

Prop Location: 1520 MASS AVE Arlington, MA

Owner: CALIENDO ANTHONY R & MARY JANE

Co-Owner: TRS/ J.C. TRUST

Mailing Address:

1520 MASS AVE  
ARLINGTON, MA 02476

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Prop ID: 174-1-6

Prop Location: 1516 MASS AVE Arlington, MA

Owner: RATHBUN JENNIE H

Co-Owner:

Mailing Address:

1516 MASSACHUSETTS AVE  
ARLINGTON, MA 02476

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Prop ID: 174-1-7

Prop Location: 9 LANCASTER RD Arlington, MA

Owner: STANLEY MARGARET S

Co-Owner:

Mailing Address:

9 LANCASTER ROAD  
ARLINGTON, MA 02476

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Prop ID: 174-2-10

Prop Location: 0-LOT MASS AVE Arlington, MA

Owner: 1500 MASS AVE LLC

Co-Owner:

Mailing Address:

294 HARVARD ST  
MEDFORD, MA 02155

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Prop ID: 174-2-11.A  
Prop Location: 1508-1510 MASS AVE Arlington, MA  
Owner: STATHOPOULOS DIMITRIOS  
Co-Owner:  
Mailing Address:  
1511 MASS AVE  
ARLINGTON, MA 02476

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Prop ID: 174-2-12.A  
Prop Location: 4-6 LANCASTER RD Arlington, MA  
Owner: KWAN JOSEPH F  
Co-Owner:  
Mailing Address:  
4 LANCASTER ROAD  
ARLINGTON, MA 02476

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Prop ID: 174-2-13  
Prop Location: 8 LANCASTER RD Arlington, MA  
Owner: TRAN THANH NGA TRINH  
Co-Owner:  
Mailing Address:  
8 LANCASTER RD  
ARLINGTON, MA 02476

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Prop ID: 174-2-16  
Prop Location: 15 WOODBURY ST Arlington, MA  
Owner: KELLAS ANDREAS & CRYSTAL  
Co-Owner:  
Mailing Address:  
15 WOODBURY ST  
ARLINGTON, MA 02476

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Prop ID: 174-2-18  
Prop Location: 11 WOODBURY ST Arlington, MA  
Owner: LI XIAOLEI  
Co-Owner:  
Mailing Address:  
11 WOODBURY STREET  
ARLINGTON, MA 02476

Co-Owner: SAMPATHKUMAR SATHYA PRIYA

Mailing Address:

15 ARNOLD ST  
ARLINGTON, MA 02476

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Prop ID: 174-4-3

Prop Location: 24 WOODBURY ST Arlington, MA

Owner: OBRIEN DANIEL T & LESLIE R

Co-Owner:

Mailing Address:

24 WOODBURY ST  
ARLINGTON, MA 02476

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Prop ID: 174-4-5

Prop Location: 20 WOODBURY ST Arlington, MA

Owner: CALLAHAN LAURIE

Co-Owner: CALLAHAN BRIAN

Mailing Address:

20 WOODBURY ST  
ARLINGTON, MA 02476

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Prop ID: 174-4-8.A

Prop Location: 14 WOODBURY ST Arlington, MA

Owner: MERRILL MICHAEL W & KRISTEN C

Co-Owner:

Mailing Address:

14 WOODBURY ST  
ARLINGTON, MA 02476

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Prop ID: 174.A-4-1

Prop Location: 1 ARNOLD ST UNIT 1 Arlington, MA

Owner: SCOTT ABBEY C

Co-Owner:

Mailing Address:

1 ARNOLD STREET UNIT 1  
ARLINGTON, MA 02476

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Prop ID: 174.A-4-2

Prop Location: 3 ARNOLD ST UNIT 2 Arlington, MA

Owner: CHAPSKI CHRISTINE

Co-Owner:

Mailing Address:

3 ARNOLD STREET UNIT 2  
ARLINGTON, MA 02476

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Prop ID: 62-1-10

Prop Location: 1513-1515 MASS AVE Arlington, MA

Owner: GRASSI ARMANDO & ANGELA

Co-Owner: TRS/1513-1517 MASS AVE TR

Mailing Address:

12 LONGMEADOW RD  
ARLINGTON, MA 02474

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Prop ID: 62-1-11.A

Prop Location: 1517-1519 MASS AVE Arlington, MA

Owner: GRASSI ARMANDO & ANGELA

Co-Owner:

Mailing Address:

12 LONGMEADOW RD  
ARLINGTON, MA 02474

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Prop ID: 62-1-3.B

Prop Location: 1491-1493 MASS AVE Arlington, MA

Owner: VENTURA SALVATORE &

Co-Owner: VENTURA BRIGITTE

Mailing Address:

1491 MASS AVE  
ARLINGTON, MA 02476

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Prop ID: 62-1-6

Prop Location: 1497 MASS AVE Arlington, MA

Owner: PANNESI DAVID J/DARIA A

Co-Owner:

Mailing Address:

1497 MASS AVE  
ARLINGTON, MA 02476

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Prop ID: 62-1-7



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Prop ID: 174-2-21  
Prop Location: 35 DUNDEE RD Arlington, MA  
Owner: HOSSEINPOUR MOZHGAN  
Co-Owner: HEDAYATIAN QUIMARS  
Mailing Address:  
62 CAMBRIDGE ST  
WINCHESTER, MA 01890

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Prop ID: 174-2-22.A  
Prop Location: 31 DUNDEE RD Arlington, MA  
Owner: COLLIER RICHARD B/BROOKE A  
Co-Owner:  
Mailing Address:  
31 DUNDEE RD  
ARLINGTON, MA 02476

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Prop ID: 174-2-3  
Prop Location: 1474 MASS AVE Arlington, MA  
Owner: KADETS PHILIP L/ELAINE/TRS  
Co-Owner: REMBRANDT TRUST  
Mailing Address:  
38 VARICK RD  
WABAN, MA 02468

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Prop ID: 174-2-5  
Prop Location: 1478 MASS AVE Arlington, MA  
Owner: ATINIZIAN NIGOGHOS & CAROLYN  
Co-Owner: TRS/ FRESH POND SHOPPING  
Mailing Address:  
545 CONCORD AVE  
SUITE 400  
CAMBRIDGE, MA 02138

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Prop ID: 174-2-8  
Prop Location: 1484 MASS AVE Arlington, MA  
Owner: ATINIZIAN NIGOGHOS & CAROLYN  
Co-Owner: TRS/ FRESH POND SHOPPING  
Mailing Address:

545 CONCORD AVE  
SUITE 400  
CAMBRIDGE, MA 02138

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Prop ID: 174-4-11.A  
Prop Location: 43 DUNDEE RD Arlington, MA  
Owner: LIMBURSKY RICHARD--ETAL  
Co-Owner: HAGELSTON KATHLEEN  
Mailing Address:  
43 DUNDEE ROAD  
ARLINGTON, MA 02476

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Prop ID: 174-4-17  
Prop Location: 5 ARNOLD ST Arlington, MA  
Owner: HILL ROBERT JR  
Co-Owner:  
Mailing Address:  
19 WARBLER SPRINGS RD  
LINCOLN, MA 01773

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Prop ID: 174-4-18.A  
Prop Location: 0-LOT ARNOLD ST Arlington, MA  
Owner: SIROIS ROBERT J/LIFE ESTATE  
Co-Owner:  
Mailing Address:  
11 ARNOLD ST  
ARLINGTON, MA 02476

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Prop ID: 174-4-19  
Prop Location: 11 ARNOLD ST Arlington, MA  
Owner: SIROIS ROBERT J/LIFE ESTATE  
Co-Owner:  
Mailing Address:  
11 ARNOLD ST  
ARLINGTON, MA 02476

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Prop ID: 174-4-20.B  
Prop Location: 15 ARNOLD ST Arlington, MA  
Owner: SHANTHAKUMAR SHAKTHI KAMAL

Prop Location: 1501 MASS AVE Arlington, MA

Owner: HEALEY JAMES T & JOSEPHINE

Co-Owner:

Mailing Address:

1501 MASS AVE

ARLINGTON, MA 02476

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Prop ID: 62-1-8

Prop Location: 1507-1511 MASS AVE Arlington, MA

Owner: STATHOPOULOS HARALAMBOS N ETAL

Co-Owner: STATHOPOULOS DIMITRIOS/ ESTATE

Mailing Address:

1511 MASS AVE FLOOR 2

ARLINGTON, MA 02476

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DiNucci Companies  
294 Harvard Street  
Medford, MA 02155

August 2, 2019

Town of Arlington  
Tree Department  
51 Grove Street  
Arlington, MA 02474

RE: 1500 Massachusetts Avenue Arlington Tree Plan

To : Tim Lecuivre  
Tree Warden

Tim, I am enclosing a plot plan for 1500 Mass Ave with 8 trees marked for removal. I plan on replanting 8 native American trees in accordance with current tree bylaw. Please do not hesitate to call or email with any questions.

Sincerely,



Darin DiNucci

[darin@dinuccicompanies.com](mailto:darin@dinuccicompanies.com)

Cell: 617-697-8266





TOWN OF ARLINGTON  
Department of Public Works  
Office of Tree Warden  
51 Grove Street  
Arlington, Massachusetts 02476  
*Office (781) 316-3114 Fax (781) 316-3109*

August 5, 2019

Darin DiNucci  
DiNucci Companies  
294 Harvard Street  
Medford, MA 02155

**RE: Article 16 Arlington Tree Bylaw, 1500 Mass Ave**

Dear Mr. DiNucci,

Thank you for submitting your Tree Plan to comply with, Article 16 "Tree Protection and Preservation." The trees in the 'Setback Area' measuring 10" (DBH) Diameter at Breast Height or larger have identified on your plan. Eight healthy trees have been identified for removal. Eight trees located right side yard.

For each protected tree removed you have agreed to a replacement tree planted on the property no later than 180 days after a Certificate of Occupancy has been issued. The replacement trees planted need to be a minimum caliper of 2.5" and a species native to the area and expected to reach a height 50' or more at maturity.

The Tree Plan you have submitted is consistent with the requirements of the Bylaw, I approve your plan and commencement of work.

Sincerely,

Timothy A. Lecuivre, MCA  
Arlington Tree Warden  
Department of Public Works  
51 Grove Street  
Arlington, MA 02476